

AMENDED IN SENATE MARCH 30, 2016

SENATE BILL

No. 1413

Introduced by Senator Leno

(Coauthors: Assembly Members Chiu and Ting)

February 19, 2016

An act to add ~~Section 17479.5 to the Education Code, relating to school property. Part 14 (commencing with Section 53570) to Division 31 of the Health and Safety Code, relating to housing.~~

LEGISLATIVE COUNSEL'S DIGEST

SB 1413, as amended, Leno. School districts: ~~school property: lease for employee housing.~~

Existing law establishes various housing and home loan programs throughout the state to help low-income families and other specified groups. Existing law authorizes the governing board of any school district, when leasing a building for housing of school district employees, to lease the building for any period they deem necessary.

This bill would authorize a school district to establish and implement programs, as provided, that address the housing needs of teachers and school district employees who face challenges in securing affordable housing.

~~Existing law authorizes the governing board of any school district to sell or lease any real property, together with any personal property located on the real property, belonging to the school district which is not or will not be needed by the school district for school classroom buildings at the time of delivery of title or possession.~~

~~This bill would authorize a school district to lease property owned by the school district for purposes of developing and providing housing to employees of the school district.~~

Vote: majority. Appropriation: no. Fiscal committee: no.
State-mandated local program: no.

The people of the State of California do enact as follows:

1 SECTION 1. Part 14 (commencing with Section 53570) is
2 added to Division 31 of the Health and Safety Code, to read:

3
4 PART 14. TEACHER HOUSING ACT OF 2016
5

6 53570. This part may be cited as the Teacher Housing Act of
7 2016.

8 53571. (a) The purpose of this article is to facilitate the
9 acquisition, construction, rehabilitation, and preservation of
10 affordable rental housing, for teachers, school district employees,
11 and their families to allow teachers or school district employees
12 to access and maintain housing stability.

13 (b) A program established under this part shall be restricted to
14 “teacher or school district employees” and their families.

15 53572. As used in this part:

16 (a) “Affordable rental housing” means a rental housing
17 development, as defined in subdivision (d) of Section 50675.2, with
18 affordable rent, as defined in subdivision (a) of Section 50675.2,
19 but neither definition is restrictive to only projects with five or
20 more units.

21 (b) “Teacher or school district employee” means any person
22 employed by an elementary school district or unified school district,
23 maintaining a kindergarten or grades 1 to 8, inclusive, or a high
24 school district or unified school district, maintaining grades 9 to
25 12, inclusive.

26 53573. A school district may establish and implement programs
27 that address the housing needs of teachers and school district
28 employees who face challenges in securing affordable housing.
29 To the extent feasible, the school district may establish and
30 implement programs that, among other things, do the following:

31 (a) Leverage federal, state, and local public, private, and
32 nonprofit programs and fiscal resources.

33 (b) Promote public and private partnerships.

34 (c) Foster innovative financing opportunities.

1 ~~SECTION 1. Section 17479.5 is added to the Education Code,~~
2 ~~to read:~~
3 ~~17479.5. Notwithstanding any other law, a school district may~~
4 ~~lease property owned by the school district for purposes of~~
5 ~~developing and providing housing to employees of the school~~
6 ~~district.~~

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